

Sheriff's Sale

First National Bank of Millville

vs

Wayne A. Smith and Emma E. Smith

No. 52 of 1977ED

No. 1086 of 1977JD

Sale Thursday, December 1, 1977 @ 2:00 P.M.

COST SHEET

Amount Due.....	16,304.72 *
Interest from	
Atty Commission.....	1,156.06
Shff.paid.....	1,429.22
Proth. paid .....	23.35
Proth. (writ) paid .....	15.00
Shff. paid .....	10.00
Judgement fee paid .....	15.24
Atty fee .....	6.00
Satisfaction.....	3.00
	3.00
<b>SHERIFF'S COST OF SALE:</b>	
Docket & Levy .....	7.50
Service of Notice of Sale 2 @ 4.00.....	8.00
Mileage (Notice).....	5.00
Postage (Notice).....	1.58
Posting of Execution .....	5.00
Posting of Sale Bills .....	5.00
Advertizing .....	3.50
Crying of Sale .....	3.00
Mileage (Posting) .....	5.00
Poundage .....	115.00
Sheriff's Deed .....	7.50
<b>Taxes:</b>	
1976 Taxes Tax Claim Bureau.....	221.70
1977 Taxes Tax Collector Pine Township.....	229.37
The Morning Press (advertising).....	
The Berwick Enterprise (advertising) (both papers).....	132.86
Henrie Printing (Sale Bills).....	19.00
<b>Proth. Peterson:</b>	
List of Liens.....	5.50
Deed.....	3.00
<b>Register &amp; Recorder:</b>	
Deed.....	7.50
Search:.....	1.50
Affidavit.....	1.00
State Stamps.....	200.00
Realty Transfer Tax.....	200.00

\*Figure from Harding, 11/23/77 14,292.23

Assessed Value: 2540                      Market Value: 7630

Bidder: Adolph & Joan Peischel, R.D. #1, Unityville 17774.

Bid price:	20,000
transfer:	200
stamps:	200
poundage:	115
<b>TOTAL:</b>	<b>20,515.00</b>

*Rec'd at Time of Sale.*

BY VIRTUE OF SUNDRY WRITS OF EXECUTION, ISSUED OUT OF THE COURT OF COMMON PLEAS OF COLUMBIA COUNTY, TO ME DIRECTED, I WILL EXPOSE TO PUBLIC SALE BY VENDUE OR OUTCRY TO THE HIGHEST AND BEST BIDDERS FOR CASH, IN THE SHERIFF'S OFFICE ON December 1, 1977 AT 2:00 O'CLOCK P.M., IN THE AFTER NOON OF THE SAID DAY, ALL THE RITHT, TITLE AND INTEREST OF THE DEFENDANTS IN AND TO THE FOLLOWING LOTS, PIECES, TRACTS OR PARCELS OF LAND, AND IMPROVEMENTS:

ALL BIDS MUST BE ACCOMPANIED WITH A 50% DOWN PAYMENT, IN CASH OR CHECK, IF WE ARE GIVEN A CHECK THAT DOES NOT CLEAR THE BANK, WE WILL PROSECUTE TO THE FULLEST EXTENT OF THE LAW, ALL BIDS MUST BE COMPLIED WITH BEFORE 12:00 O'CLOCK NOON December 8, 1977, ONE WEEK FROM TODAY, IN THE SHERIFF'S OFFICE, ON BEHALF OF THE SHERIFF OF COLUMBIA COUNTY

I AM

HEREBY ADVISING ALL PROSPECTIVE BIDDERS AT THE SHERIFF'S SALE THAT IF THE HIGHEST BIDDER ON A PIECE OF PROPERTY DEFAULTS IN THE PAYMENT BY 12:00 O'CLOCK NOON <sup>on Dec 8, 1977</sup> AT THE SHERIFF'S OFFICE, THEN AND IN THAT EVENT, THE PROPERTY WILL BE RESOLD AT 2:00 P.M. IN THE SHERIFF'S OFFICE, ON THAT DAY December 8, 1977, ONE WEEK FROM TODAY.

IF A PRICE IS RECEIVED AT THE RE-SALE OF THE PROPERTY, WHICH IS LESS THAN THE OFFER OR BID MADE AT THE ORIGINAL SALE, THEN THE SHERIFF'S OFFICE WILL INSTITUTE LEGAL ACTION IN THE NAME OF THE SHERIFF AGAINST THE DEFAULTING BIDDER AT THE ORIGINAL SALE FOR THE DIFFERENCE BETWEEN WHAT THE BIDDER ACTUALLY BID AT THE ORIGINAL SALE AND WHAT WAS RECEIVED BY WAY OF BID AT THE RE-SALE, <sup>plus cost,</sup> IF THE BID AT THE RESALE IS LESS THAN THE BID MADE AT THE ORIGINAL SALE BY THE DEFAULT BIDDER.

NOTICE IS HEREBY GIVEN TO ALL CLAIMANTS AND PARTIES IN INTEREST THAT THE SHERIFF WILL ON Dec. 29, 1977 FILE A SCHEDULE OF DISTRIBUTION IN HIS OFFICE, WHERE THE SAME WILL BE AVAILABEE FOR INSPECTION, AND THAT DISTRIBUTION WILL BE MADE IN ACCORDANCE WITH THE SCHEDULE UNLESS EXCEPTIONS ARE FILED THERETO WITHIN TEN (10) DAYS THEREAFTER.

*00000000* *Mc...*



COMPLETE APPLICABLE SECTIONS IN FULL AND FILE IN DUPLICATE WITH RECORDER OF DEEDS WHEN (1) THE FULL CONSIDERATION IS NOT SET FORTH IN THE DEED, (2) THE TRANSFER IS WITHOUT CONSIDERATION OR A GIFT, OR (3) A TAX EXEMPTION IS CLAIMED. (REFER SECT. 8, RTT ACT OF DEC. 27, 1951, P.L. 1742 AS AMENDED)

SECTION I  
(COMPLETE FOR ALL TRANSACTIONS)

**Victor B. Vandling, Sheriff Sheriff's Department, Columbia County**

GRANTOR (S) ADDRESS ZIP CODE

**Adolph and Joan Peischel, R.D.# 1, Unityville, Pa. 17774**

GRANTEE (S) ADDRESS ZIP CODE

LOCATION OF LAND, TENEMENTS AND HEREDITAMENTS:

**R.D.# 1, Unityville, Pa. 17774 Township of Pine, County of Columbia**

R.D. STREET & NUMBER OR OTHER DESCRIPTION NAME OF LOCAL GOVERNMENTAL UNIT COUNTY

FULL CONSIDERATION \$ **20,000.00** HIGHEST ASSESSED VALUE \$ **2,540.00**

FAIR MARKET VALUE \$ **7,630.00** REALTY TRANSFER TAX PAID \$ **200.00**

TAX EXEMPT TRANSACTIONS: IF TRANSFER IS PARTIALLY OR WHOLLY EXEMPT, SHOW AMOUNT EXEMPT, REASON (S) AND CITE PORTION OF LAW.

IF THIS IS A TRANSFER FROM A STRAW, AGENT OR TRUST AGREEMENT, COMPLETE THE REVERSE SIDE.

SECTION II  
(COMPLETE ONLY IF PROPERTY WAS SUBJECT TO LIEN OR MORTGAGE AT THE TIME OF TRANSFER)

EXISTING MORTGAGE: \$ **15,600.00** DISPOSITION \_\_\_\_\_

**First National Bank of Millville**

MORTGAGEE ADDRESS

EXISTING MORTGAGE: \$ \_\_\_\_\_ DISPOSITION \_\_\_\_\_

MORTGAGEE ADDRESS

EXISTING LIEN OR OBLIGATION: \$ \_\_\_\_\_ DISPOSITION \_\_\_\_\_

LIENHOLDER ADDRESS

EXISTING LIEN OR OBLIGATION: \$ \_\_\_\_\_ DISPOSITION \_\_\_\_\_

LIENHOLDER ADDRESS

SECTION III  
(COMPLETE ONLY IF TRANSFER IS RESULT OF JUDICIAL SALE)

OFFICIAL CONDUCTING SALE **Victor B. Vandling, Columbia County Sheriff**  
SUCCESSFUL BIDDER **Adolph & Joan Peischel, R.D.# 1, Unityville, Pa. 17774.**

NAME ADDRESS TITLE

	JUDGEMENT PLUS PRIOR LIENS	BID PRICE	HIGHEST ASSESSED VALUE
HIGHEST ASSESSED VALUE			\$ <b>2,540.00</b>
JUDGEMENT PLUS INTEREST	\$		
BID PRICE		\$ <b>20,000.00</b>	
PRIOR RECORDED LIEN	\$	\$	
PRIOR RECORDED MORTGAGE	\$	\$	
PRIOR RECORDED MORTGAGE	\$ <b>451.07</b>	\$	
UNPAID REAL ESTATE TAXES	\$	\$	
WATER RENT DUE	\$	\$	
SEWAGE RENT DUE	\$	\$	
ATTORNEY FEES	\$	\$	
OTHER (COSTS, ETC.)	\$ <b>329.44</b>	\$	
TOTAL	\$ <b>780.51</b>	\$ <b>20,000.00</b>	\$ <b>2,540.00</b>

NOTE: CALCULATIONS MUST BE SHOWN IN ALL COLUMNS.

SWORN AND SUBSCRIBED BEFORE ME THIS \_\_\_\_\_ DAY OF \_\_\_\_\_ 19\_\_\_\_

NOTARY PUBLIC

MY COMMISSION EXPIRES \_\_\_\_\_ 19\_\_\_\_

ALL OF THE INFORMATION ENTERED ON BOTH SIDES OF THIS AFFIDAVIT IS TRUE, FULL AND COMPLETE TO THE BEST OF MY KNOWLEDGE, INFORMATION AND BELIEF.

*Victor B. Vandling*

- GRANTEE  AGENT FOR GRANTEE  
 GRANTOR  AGENT FOR GRANTOR  
 STRAW  TRUSTEE

# To the Honorable, the Judges within named:

I HEREBY CERTIFY AND RETURN, That in obedience to and by virtue of the within writ, to me directed, I seized and took into execution the within described real estate, and after having given due legal and timely notice of the time and place of sale, by advertisements in divers public newspapers and by handbills set up in the most public places in my bailiwick, I did on THURSDAY the

1st day of December 1977, at 2:00

o'clock P. M., of said day at the Court House, in the Town of Bloomsburg, Pa., expose said premises to sale at public vendue or outcry, when and where I sold the same to Adolph and Joan Feischel, R.D.# 1, Unityville, Pennsylvania 17774,

for the price or sum of \$20,000.00 plus Realty Transfer Tax, State Stamps, and Poundage.  
Twenty Thousand and 00/100----- Dollars

being the highest and best bidder, and that the highest and best price

bidden for the same; which I have applied as follows, viz: To costs

Amount Due		14,292.23
Interest		1,156.06
Atty's Comm.		1,429.22
Sheriff pd. by plff.		23.35
Proth. pd. by plff.		15.00
Proth. pd. by plff.		10.00
Sheriff pd. by plff.		15.24
Judgement fee pd by plff.		6.00
Atty. fee		3.00

<b>SHERIFF'S COST:</b>		
Docket & Levy	7.50	166.08
Service of Notice	8.00	
Mileage	5.00	
Postage	1.58	
Posting Execution	5.00	
Posting Sale Bills	5.00	
Advertising	3.50	
Crying of Sale	3.00	
Mileage	5.00	
Poundage	115.00	
Sheriff's Deed	7.50	

1976 Taxes Tax Claim Bureau		221.70
1977 Taxes (Pine Township)		229.37
Press-Enterprise (Advertising)		132.86
Henrie Printing (Printing Sale Bills)		19.00

<b>Prothonotary Peterson:</b>		
List of Liens	5.50	11.50
Deed	3.00	
Satisfaction	3.00	

Register & Recorder:

Deed	7.50	410.00
Search	1.50	
Affidavit	1.00	
State Stamps	200.00	
Realty Transfer Tax	200.00	

First National Bank of Millville (Plaintiff)

vs

Wayne A. Smith and Emma E. Smith (Defendant)

No. 52 of 1977 ED

(No. 1086 of 1977 JD)

Wayne A. Smith and Emma E. Smith

2,374.39

Sent to Emma Smith  
holding Wayne Smith  
Earned

1187.20

1187.19

Sheriff's Office, Bloomsburg, Pa. }

12-29-77

So answers

Victor B. Vandenberg

Sheriff

Accum	14,	292.23	-
Interest	1,	156.06	-
City Comm.	1,	429.22	-
Sheriff pd		23.35	-
Debt (pt)		15.00	-
Prob (pt)		10.00	-
Sheriff (pt)		15.24	-
Judgment pt (p.1)		6.00	-
Debt (pt)		3.00	-
		<hr/>	

CK# 1902

16,950.10

Locks, Levy	7.50
Service of Note	5.00
Mileage	5.00
Postage	1.50
Costly Eviden	5.00
Costing of Sub Bills	5.00
Advertising	3.50
Crying of Sub	3.00
Mileage	5.00
Poundage	115.00
Sheriff Road	7.50

166.08

1976 Taxes TCB	221.70	(#1903)	221.70
1977 Taxes Pine Township	229.37	(#1904)	229.37
Pres Ent-	132.86	(#1905)	132.86
Henri Prunty	19.00	(#1906)	19.00

Proth:	list of liens	5.50	
	level	3.00	(#1907)
	satisfactor	3.00	11.50

R.R.	lead	7.50	
	search	1.50	
	abstract	1.00	
	state taxes	200.00	(#1908)
	Realty transfer tax	200.00	410.00

18,140.61

Amt. remaining from sale	2,374.39
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Wayne Smith	1187.19
Emma Smith	(#1909) 1187.20

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 1187.19 \\
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 17 \\
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1187.19
1187.20
<hr/>
2374.39



OFFICE OF  
**SHERIFF OF COLUMBIA COUNTY**  
COURT HOUSE  
BLOOMSBURG, PENNSYLVANIA, 17815

**VICTOR B. VANDLING**

SHERIFF

TEL.: BUSINESS 717-784-1991, EXT. 47  
RESIDENCE 717-782-5765

RAYMOND YACHIMOWSKI, JR., CHIEF DEPUTY  
WOODROW G. BREWINGTON, DEPUTY  
JOHN J. O'BRIEN, DEPUTY

First National Bank of Millville

vs

Wayne A. Smith and  
Emma E. Smith

IN THE COURT OF COMMON PLEAS  
COLUMBIA COUNTY, PENNSYLVANIA  
WRIT OF EXECUTION  
No. 52 of 1977 ED

Service on Wayne A. Smith

October 31, 1977 mailed a true copy of the Writ of Execution and Notice of Sale of Real Estate to Wayne A. Smith, R.D.# 1, Unityville, Pennsylvania 17774 Certified Mail Return Receipt No. 669838; November 21, 1977 Certified Letter No. 669838 was returned with the notation "Unclaimed". Both items are attached hereto and made a part of this return.

So Answers:

Victor B. Vandling,  
Sheriff Columbia County.

Sworn and subscribed before me this  
22nd day of November, 1977.

Frederick J. Peterson,  
Prothonotary, Columbia County, Pennsylvania.





**SHERIFF DEPT.**

BLOOMSBURG, PA. 17815

STATE OF PENNSYLVANIA

COLUMBIA COUNTY ss:

No. 52 of 1977 ED

Delbert Doty,

DEPUTY SHERIFF, for VICTOR B. VANDLING,

SHERIFF of said County, being duly sworn according to law, deposes and says, that

on the 3rd day of November 19 77 at 4:15 P. M. he served the within Writ of Execution and Notice of Sale of Real Estate upon Emma E. Smith,

the within named defendant, by handing to Emma E. Smith, personally, an adult

~~member of the household, whose relationship to the defendant is that of~~

at her residence, R.D.# 1, Unityville,

in the County of Columbia, State of Pennsylvania, a true and attested copy of the within writ,

and making known to her the contents thereof.

Sworn and subscribed before me this

17th day of November A. D. 19 77.

*Edward J. ...*  
Prothonotary of Columbia County, Penna.

*Delbert Doty by P. J. ...*  
Deputy Sheriff of Columbia County, Penna.  
Delbert Doty

*Victor B. Vandling*  
SHERIFF of Columbia County, Penna.  
Victor B. Vandling.

**SHERIFF DEPT.**

BLOOMSEURG, PA. 17815

STATE OF PENNSYLVANIA

COLUMBIA COUNTY ss:

No. 52 of 1977ED

Delbert Doty,

DEPUTY SHERIFF, for VICTOR B. VANDLING,

SHERIFF of said County, being duly sworn according to law, deposes and says, that

on the 3rd day of November 19 77 at 4:15 P. M. ~~he served the within~~

Posted the Sale Bill on the Property of Wayne A. Smith and Emma E. Smith, R.D.# 1, Unityville, Columbia County, Pennsylvania, <sup>upon</sup>

~~the within named defendant, by handing to~~ personally, an adult

~~member of the household, whose relationship to the defendant is that of~~

at

in the County of Columbia, State of Pennsylvania, a true and attested copy of the within writ,

~~and making known to~~ the contents thereof

Sworn and subscribed before me this

17th day of November A. D. 19 77

*Wanda J. ...*  
Prothonotary of Columbia County, Penna.

*Delbert Doty by Ray ...*  
Deputy Sheriff of Columbia County, Penna.

Delbert Doty  
*Victor B Vandling*  
SHERIFF of Columbia County, Penna.

Victor B. Vandling.